



## Combustible Water-Resistive Barriers In Exterior Walls of Type III Construction

TECHNICAL BULLETIN

**BLDG-14-1**

City of San Diego  
Development Services Department

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This Technical Bulletin establishes acceptable materials to be used as water resistive barriers in exterior walls in buildings constructed of Type III construction and more than 40 ft. in height.

### Documents referenced in this Information Bulletin

- **California Building Code, (CBC)**

- I. When exterior walls in a building constructed of Type III construction are of combustible construction, including walls constructed with fire-retardant treated wood, a combustible water resistive barrier may be incorporated within the wall in accordance with CBC Section 1403.5. The following conditions shall be satisfied:
  - A. The barrier material shall be tested and listed in a product evaluation report published by an approved agency as complying with NFPA 285.
  - B. If the listed wall assembly was not tested and listed with combustible framing the following additional conditions shall be satisfied:
    1. The barrier shall be installed and sandwiched between two non-combustible wall coverings such as gypsum sheathing, exterior cement plaster, non-combustible exterior siding materials etc.
    2. The water-resistive barrier may not be installed directly on wood structural panels unless specifically tested and listed for this application.
    3. Not more than a 2" air gap shall be permitted between the barrier and either non-combustible wall covering when the assembly incorporates foam plastic insulation as a part of the water resistive barrier system.